



# Dispute Resolution Services

Page: 1

Residential Tenancy Branch  
Office of Housing and Construction Standards

A matter regarding MAY WAH CORPORATION  
and [tenant name suppressed to protect privacy]

## **DECISION**

Dispute Codes      OPC, FFL

### Introduction

This hearing convened as a result of a Landlord's Application for Dispute Resolution, filed on March 5, 2021, in which the Landlord sought an Order of Possession based on an undisputed 1 Month Notice to End Tenancy for Cause, issued on January 29, 2021, (the "Notice") as well as recovery of the filing fee.

The hearing of the Landlord's Application was scheduled for 11:00 a.m. on January 14, 2021. Both parties called into the hearing. The Landlord was represented by K.W., the Community Engagement Coordinator, P.C., the Caretaker, and O.M. counsel for the Landlord. The Tenant appeared on his own behalf. The hearing process was explained, and the participants were asked if they had any questions. Both parties were provided the opportunity to present their evidence orally and in written and documentary form and make submissions to me.

### Settlement and Conclusion

During the hearing the parties resolved matters by mutual agreement. The terms of their agreement are recorded in this my Decision and Order pursuant to section 63 of the *Residential Tenancy Act* and Rule 8.4 of the *Residential Tenancy Branch Rules of Procedure*. As the parties resolved matters by agreement, I make no findings of fact or law with respect to their relative claims.

The parties confirmed at the end of the hearing that this agreement was made on a voluntary basis and that the parties understood the nature of this full and final settlement of this matter. The terms of their settlement follow.

1. The tenancy shall end and the Tenant shall vacate the rental unit by no later than **1:00 p.m. on August 15, 2021.**
2. The Landlord is granted an Order of Possession effective **1:00 p.m. on August 15, 2021.** The Landlord must serve the Order on the Tenants as soon as possible and may if necessary, file and enforce the Order in the B.C. Supreme Court.
3. The Tenant agrees that he will take no steps to set aside the terms of this settlement.

This decision is made on authority delegated to me by the Director of the Residential Tenancy Branch under Section 9.1(1) of the *Residential Tenancy Act*.

Dated: June 14, 2021

---

Residential Tenancy Branch